

Material shortages and delays

Due to recent economic factors, builders and suppliers in the ACT and surrounding region are facing supply issues with both building materials and trades. This is impacting on the progress of building works, causing some delays to projects and potential price rises on materials and trades. It is possible that your project may be impacted by these delays and shortages and as such, could lead to inactivity onsite for a period of time.

These delays and shortages may start to ease once supply levels return back to a normal level, however we do not expect for this to happen for some time. We expect that delays and shortages, and even price increases, are likely to continue for the foreseeable future. International trade has been impacted by the COVID-19 pandemic, and this is at a time when there is a record number of new dwellings being constructed due to the success of government stimulus initiatives like HomeBuilder.

Most residential building contracts will include terms that allow for extensions of time if there are unavoidable delays. They may also include terms that allow for the value of the contract to be increased if the prices of materials rise. We encourage you to speak with your builder about both the timing and cost of your project.

During this time, we ask you to please remain patient and continue to openly communicate with your builder or supplier to ensure the best possible outcome for your project. We are working hard to continually communicate with our members and suppliers to gather further information about these delays.

Our message to our members is that they should continually communicate with you, their clients, about delays to materials and trades.

Yours sincerely,

Master Builders ACT.